

# Summary Form for Electronic Document Submittal

**Form F**

Lead agencies may include 15 hardcopies of this document when submitting electronic copies of Environmental Impact Reports, Negative Declarations, Mitigated Negative Declarations, or Notices of Preparation to the State Clearinghouse (SCH). The SCH also accepts other summaries, such as EIR Executive Summaries prepared pursuant to CEQA Guidelines Section 15123. Please include one copy of the Notice of Completion Form (NOC) with your submission and attach the summary to each electronic copy of the document.

SCH #: \_\_\_\_\_

Project Title: Hemet Retail Center

Lead Agency: County of Riverside

Contact Name: Brett Dawson

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Project Location: State Route 79 and State Route 74, Unincorporated Riverside County

*City*

*County*

Project Description (Proposed actions, location, and/or consequences).

Plot Plan No. 200023 - EA40473 – Applicant: Hemet Retail Center – Engineer/Representative: Rick Engineering - Third Supervisorial District - Homeland Zoning Area - Harvest Valley / Winchester Area Plan: Community Development: Commercial Retail (CD:CR) (0.20-0.35 floor area ratio)– Location: northerly of Old State Highway, easterly of SH-79, southerly of SH-74 - 1.22 Gross Acres - Zoning: Scenic Highway Commercial (C-P-S) - REQUEST: Plot Plan No. 200023 is a proposal for the construction and operation of a total of 4,425 square feet of commercial building area on 1.22 gross acres consisting of 2,000 square foot commercial retail space and a 2,425 square foot fast food space with drive thru and 900 square foot serving area. The development also includes a trash enclosure, parking and associated landscaping. A median would be installed on SR-79 from the SR-74/SR-79 intersection, south beyond Old State Highway, eliminating access to Old State Highway from southbound traffic on SR-79. Striping would be reconfigured on SR-79 to change the number and width of lanes on SR-79. Off-site roadway improvements have been designed in coordination with Caltrans. - APN: 458-212-001, 458-212-002

Identify the project's significant or potentially significant effects and briefly describe any proposed mitigation measures that would reduce or avoid that effect.

**Biological Resources:** The removal of existing trees on-site could potentially impact nesting bird species. Pre-construction nesting bird survey would be conducted, in conformance with the Migratory Bird Treaty Act, through implementation of MM-BIO-1.

**Cultural Resources:** In the event that previously unknown archaeological resources are uncovered during ground-disturbing activities, implementation of MM-CUL-1 would ensure impacts are less-than-significant. Impacts to unknown human remains during ground-disturbing activities would be less than significant with implementation of MM-CUL-2.

**Transportation:** The proposed project is estimated to generate 2,037 new daily vehicle trips in the study area. As such, the applicant would implement MM-TRA-1 and MM-TRA-2 to avoid deficient Level of Service at County maintained intersections within the study area. In addition, a construction management plan would be implemented during and construction that encroaches on the public right-of-way (MM-TRA-3).

**Tribal Cultural Resources:** To avoid impacts to unknown subsurface tribal cultural resources, MM-TCR-1 would be implemented during ground-disturbing construction activities.

If applicable, describe any of the project's areas of controversy known to the Lead Agency, including issues raised by agencies and the public.

There are no known areas of controversy at this time.

Provide a list of the responsible or trustee agencies for the project.

Caltrans District 8